

FOR LEASE

MONTANA AVENUE
RETAIL SPACE

1132 MONTANA AVENUE
SANTA MONICA, CA 90403



ARTHUR PETER

310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM

LIC# 01068613

RAFAEL PADILLA

310.395.2663 X101

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188



PROPERTY OVERVIEW

1132 MONTANA AVENUE
SANTA MONICA, CA 90403



PREMIER RETAIL SPACE LOCATED AT THE EPICENTER OF MONTANA AVENUE

SIZE: Approximately 1,390 rentable square feet

USE: Retail Space

RATE: \$8.50 Per SF per month, plus NNN (Estimated to be \$0.80 per square foot per month)

TERM: Negotiable

PARKING: Eleven (11) customer parking spaces behind the building

AVAILABLE: Immediately

- » Attractive retail storefront on one of Santa Monica's most vibrant streets
- » Ideal location for high-end luxury retailer
- » Well-maintained property with ample customer parking to the rear of the building
- » High visibility store with 29 feet of Montana Avenue frontage
- » Neighboring retailers include Ele Keats Jewelry, Brite Bar, Ten Women Gallery, O'My Sole, and many more high-end boutiques and trendy cafes

ARTHUR PETER

310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM

LIC# 01068613

RAFAEL PADILLA

310.395.2663 X101

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188

All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.



www.parcommercial.com

PROPERTY PHOTOS

1132 MONTANA AVENUE
SANTA MONICA, CA 90403



ARTHUR PETER

310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM

LIC# 01068613

RAFAEL PADILLA

310.395.2663 X101

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188

All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.

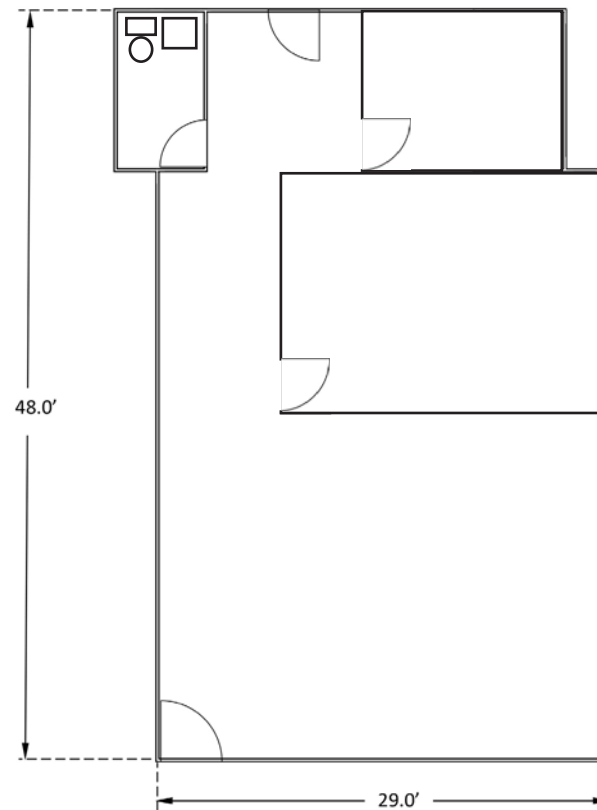


www.parcommercial.com

FLOOR PLAN

1132 MONTANA AVENUE
SANTA MONICA, CA 90403

(Parking Lot)



(Store Front – Montana Ave.)

ARTHUR PETER

310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM

LIC# 01068613

RAFAEL PADILLA

310.395.2663 X101

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188

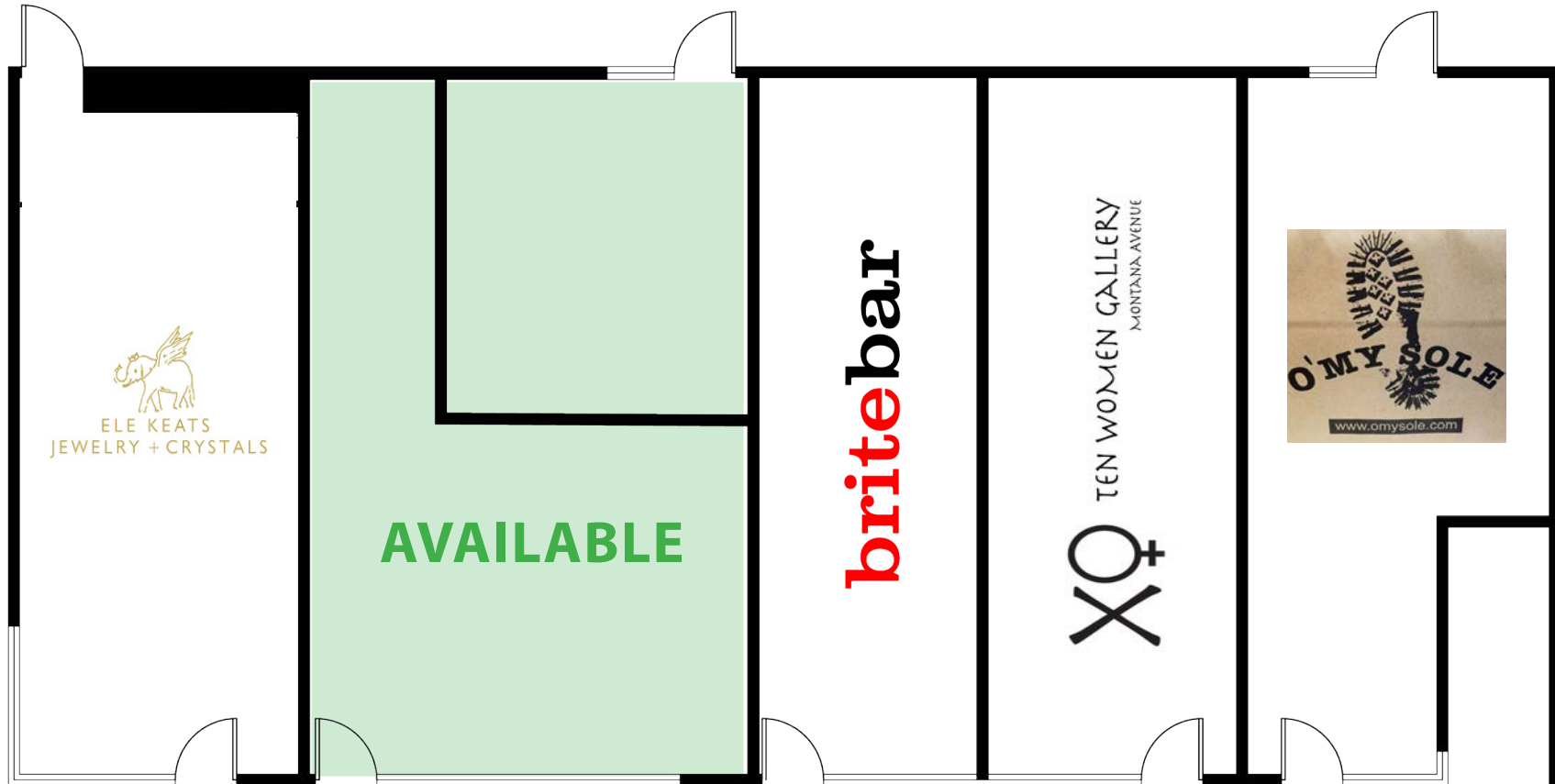
All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.



www.parcommercial.com

SITE PLAN

1132 MONTANA AVENUE
SANTA MONICA, CA 90403



ARTHUR PETER

310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM

LIC# 01068613

RAFAEL PADILLA

310.395.2663 X101

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188

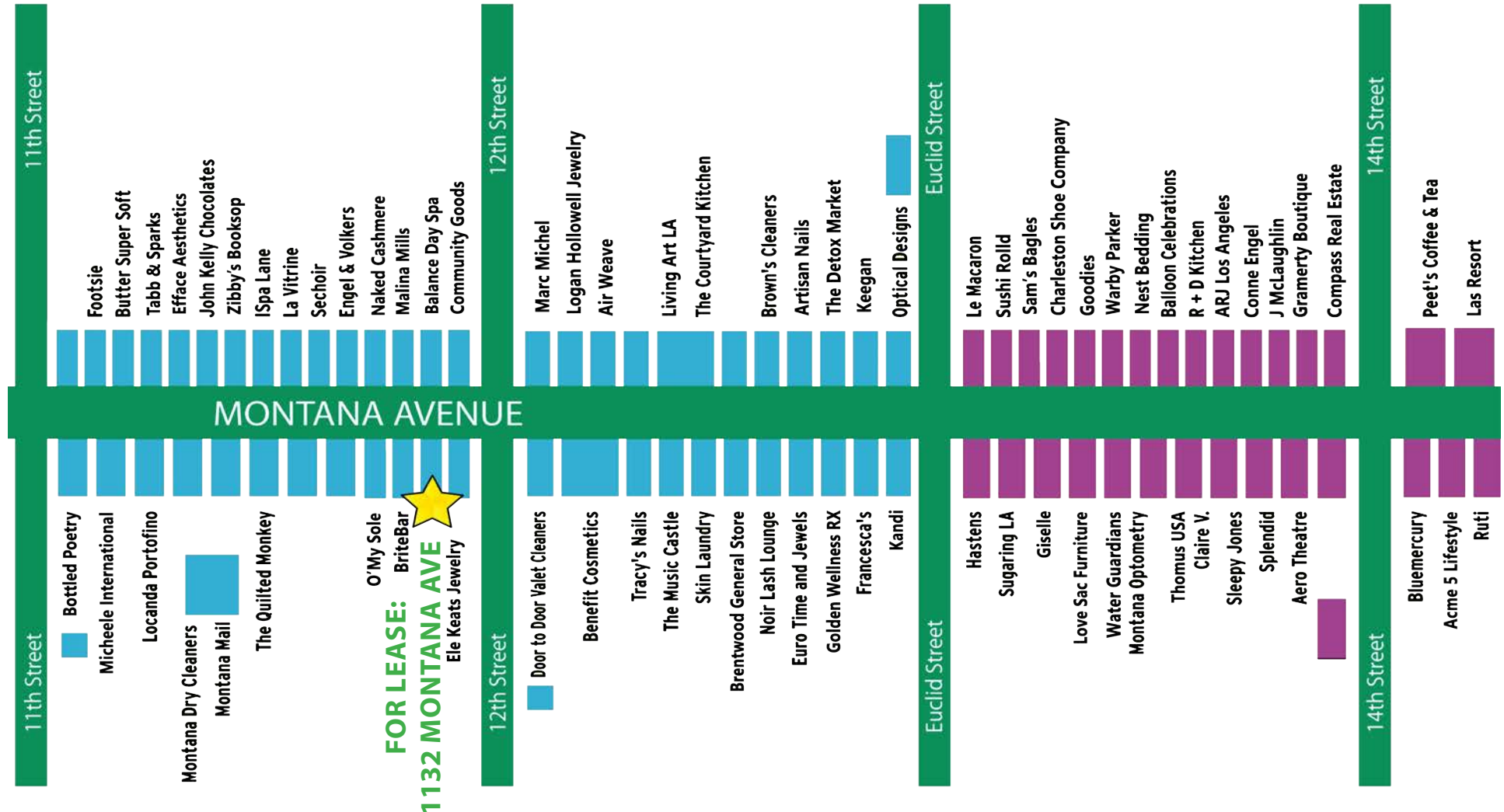
All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.



www.parcommercial.com

NEIGHBORING RETAILER MAP

1132 MONTANA AVENUE
SANTA MONICA, CA 90403



ARTHUR PETER

310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM

LIC# 01068613

RAFAEL PADILLA

310.395.2663 X101

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188

All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.



www.parcommercial.com